Edward S. Delaplaine Solicitor.

State of Maryland, Frederick County, Sct; -

I hereby certify, that on this 27th day of December, in the year 1928, before me, the subscriber Clerk of the Circuit Court for Frederick County, Maryland, personally appeared Edward S. Delaplaine, Assignee, and did amke oath in due form of law that the matters and things set forth in the aforegoing Petition and Report of Sales are true as therein set forth and that the said sale therein reported was fairly made.

(Filed December 27,1928)

Eli G. Haugh Clerk of the Circuit Court for Frederick County.md.

EXHIBIT "A"

At the request of the Commercial State Bank the following Mortgage is received for record and recorded January 16th, 1920 at 12.20 O'clock P.M Test; -, Eli G. Haugh, Clerk.

MORTGAGE

THIS MORTGAGE, Made this 15th day of January in the year 1920, by us C. Ruby Landis and Norma B. Landis, his wife, of Frederick County, Maryland.

WITNESSETH That in consideration of the sum of Three Thousand (\$5,000.00) dollars now due from said C.Ruby Landis and Norma B.Landis, to the Commercial State Bank of Frederick, Maryland, a body corporate, we the said C.Ruby Landis and Norma B.Landis, his wife, do grant and convey unto the said Commercial State Bank of Frederick Maryland, and its assigns, in fee simple, all those lots and parcels of land situated, lying and being on the North side of East Eighth Street in Frederick, Frederick County, Maryland, and being all and the same real estate conveyed by Mary J.Eaton to G.Elmer Stine and Ada M.Stine, his wife, by deed dated February 23, 1911, and recorded in Liber H.W.B.No.294, folio 520, one of the Land Records of Frederick County; and being the same real estate conveyed by the said G.Elmer Stone and Ada M.Stine, his wife, to the said G.Rubie Landis, by deed dated July 30,1912, and recorded in Liber H.W.B.No.302 folio 39, one of the Land Records of Frederick County; to which deeds reference is made for a more particular description. Together with all buildings, improvements, rights, ways, easements and appurtenances whatsoever thereunto belonging.

PROVIDED that if the said C.Ruby Landis and Norma B.Landis, his wife, shall pay at maturity the promissory note given for said indebtedness of Three Thousand (\$3,000.00) dollars of even date herewith by said C.Rubie Landis and Norma B.Landis, payable six months after date and made payable to the said Commercial State Pank of Frederick, Maryland, or order, or any renewal of said note at maturity and comply with all the covenants in this mortgage, then this mortgage shall be void, otherwise to be in full force and effect. And the said mortgagors covenant to keep the improvements on the said ground fully insured from loss by fire, pay the premiums of insurance and assign the policy of insurance to the said COMMERCIAL STATE BANK of Frederick, Maryland, and to pay all taxes on the Real Estate hereby conveyed, And they further comment that should they fail in paying the said taxes and the premiums for the said insurance and said COMMERCIAL STATE BANK OF FREDERICK, MARYLAND, should pay the same, then the amount of the taxes so paid and the amount of the premiums so paid with interest thereon, shall be a lien on the mortgaged property, as though included in the first instance in the mortgage itseff.

Provided that if default shall be made by the said C.Ruby Landis and Norma B.Landis, his wife in the payment of the said promissory note at maturity, or of any renewal thereof at maturity, or if defalt shall be made in the performance of any of the covenants in this Mortgage, then it shall be lawful for Hammond Clary, Cashier of said Bank, or any Assignee of this Mortgage, to enter and possess and sell the said mortgaged premises at the Court House door, Frederick, Frederick County, Maryland, at public auction for cash, after giving at least three weeks public notice of the time, place, manner and terms of sale in some newspaper published in Frederick County at least once a week for three successive weeks prior to the day of sale, and to apply the proceeds of such sale to the payment of all expenses attending said sale, including Court costs,